

1576

BLUE HILL AVENUE

MATTAPAN, MASSACHUSETTS



THE
DARTMOUTH
COMPANY
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SIZE

Land Area: 14,604 SF
Building Area: 2,992 SF

SITE FACTS



Land Area: 14,604 SF



Building Area: 2,992 SF



Parking area of 11,000 SF, +/- 15 Spaces



Large pylon signage on Blue Hill Ave.



Potential to expand the building area

TRANSPORTATION INFORMATION



2 minute walk to MBTA Mattapan Trolley Stop



Blue Hill Ave ADT of 52,924

DEMOGRAPHIC INFORMATION

	1 MILE	1.5 MILE	2 MILE
Population	35,743	68,298	111,254
Households	12,853	24,216	40,152
Avg HH Income	\$71,789	\$75,718	\$80,888

PLAN



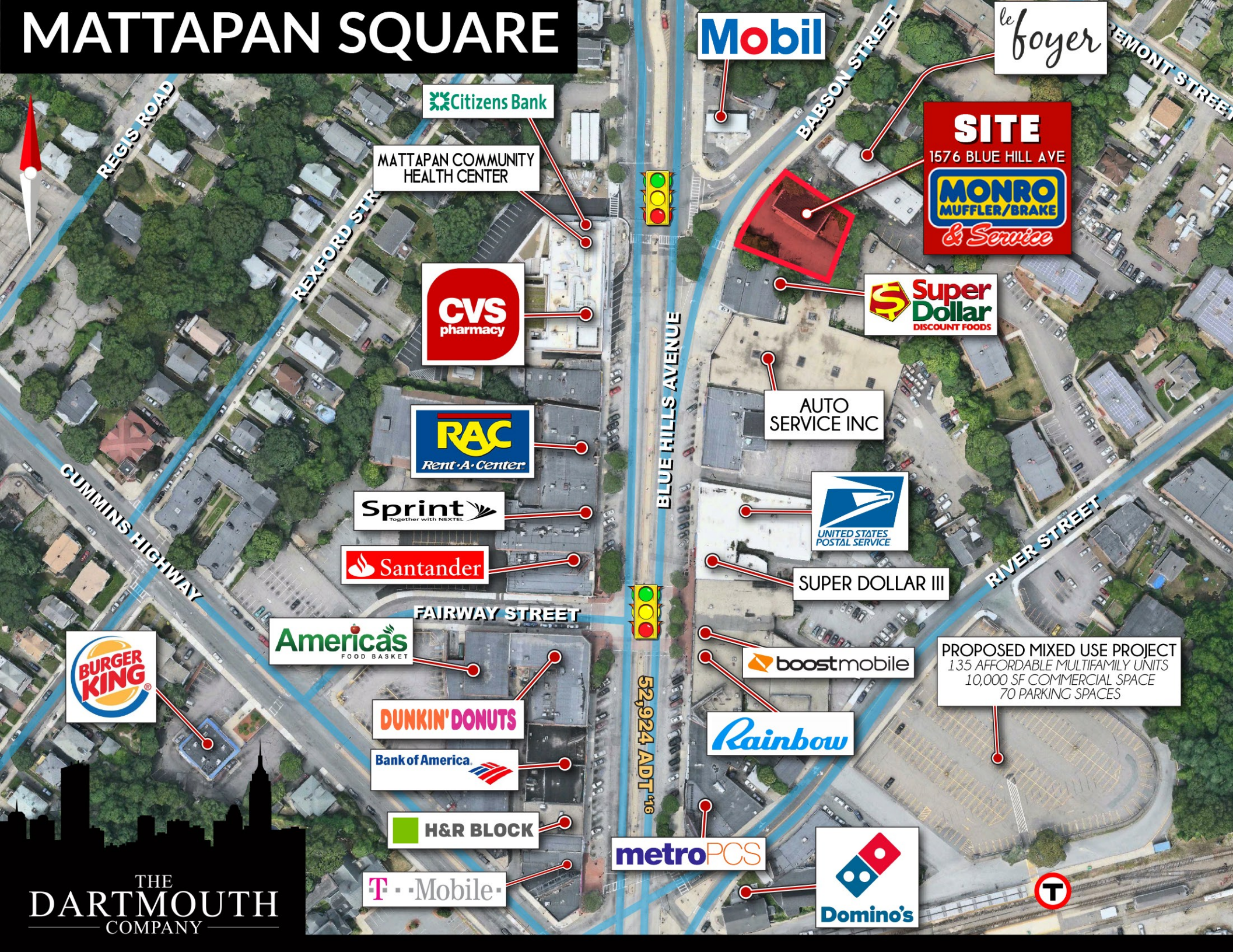
NEARBY RETAIL:



AVAILABLE
NOW



MATTAPAN SQUARE



Mobil

le foyer

SITE
1576 BLUE HILL AVE
MONRO
MUFFLER/BRAKE
& Service

Citizens Bank

MATTAPAN COMMUNITY HEALTH CENTER

CVS
pharmacy

RAC
Rent-A-Center

Sprint
Together with NEXTEL

Santander

America's
FOOD BASKET

DUNKIN' DONUTS

Bank of America

H&R BLOCK

T-Mobile

metroPCS

Domino's

Super Dollar
DISCOUNT FOODS

AUTO SERVICE INC

UNITED STATES POSTAL SERVICE

SUPER DOLLAR III

boostmobile

Rainbow

PROPOSED MIXED USE PROJECT
135 AFFORDABLE MULTIFAMILY UNITS
10,000 SF COMMERCIAL SPACE
70 PARKING SPACES

52,924 ADT '16